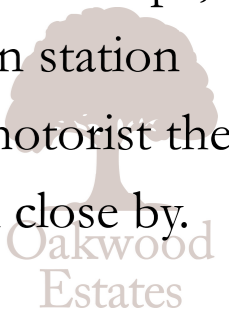




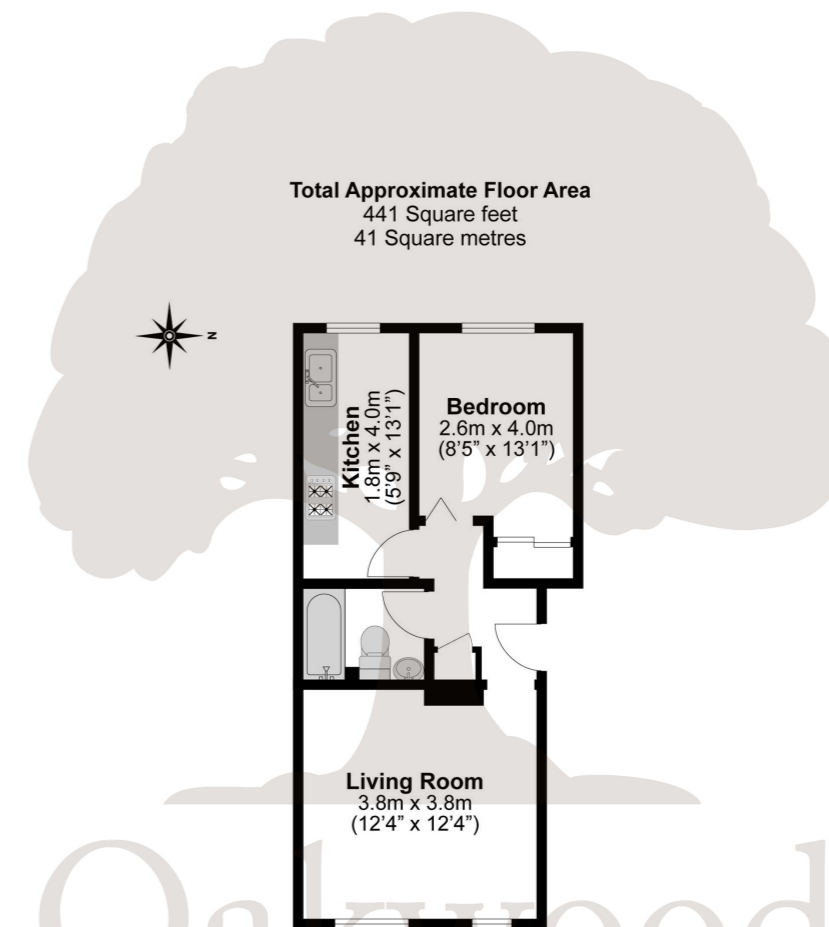
An elegant one bedroom purpose built first floor maisonette offering market newcomers the opportunity to acquire a quality low maintenance home or investment in a premier location. Benefits include one allocated parking space, modern kitchen and bathroom, Long 900+ year lease and located within a quiet Cul-De-Sac.

Lowdell Close is a quiet Cul-De-Sac located just a short walk from West Drayton High Street. There is a variety of independent shops, doctors' surgery, primary schools and West Drayton train station (Crossrail). Heathrow Airport, Stockley Park and for the motorist the M4 with its links to London & the home counties are all close by.



-  ONE BEDROOM FIRST FLOOR PURPOSE BUILT MAISONETTE
-  ONE ALLOCATED PARKING SPACE
-  GOOD CONDITION THROUGHOUT
-  LONG 900+ YEAR LEASE
-  QUIET CUL-DE-SAC LOCATION
-  MODERN FITTED KITCHEN & BATHROOM
-  COUNCIL TAX BAND C (£1,214 P/YR)
-  CLOSE TO LOCAL AMENITIES AND SCHOOLS

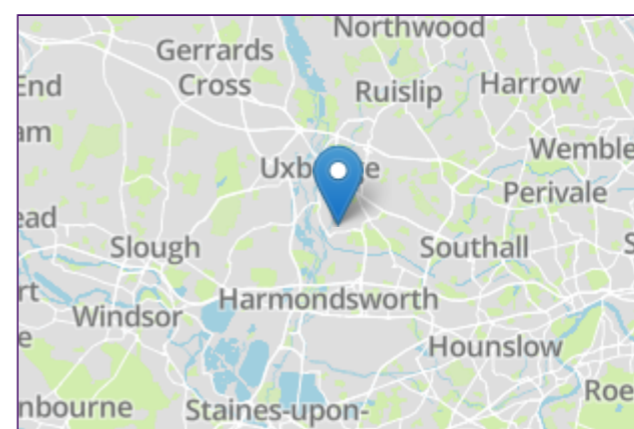
					
x1	x1	x1	x1	N	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



Illustrations are for identification purposes only, measurements are approximate, not to scale.

Oakwood Estates

Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	65	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
82			
England, Scotland & Wales			
EU Directive 2002/91/EC			

**Interior**

A communal front door leads up to a first floor landing with main front door leading into the hallway, housing an airing cupboard and open plan living room, which has two front aspect double glazed windows and laminate flooring. A modern three piece bathroom suite has a stylish wash hand basin, a close coupled WC and bath with shower over and shower screen, while the bedroom has sliding door wardrobes, laminate flooring and window to rear aspect. Completing the flats layout is a modern fitted kitchen with window to rear aspect.

**Exterior**

The property comes with one allocated parking space and visitors parking. The gardens are communal.

**Leasehold**

Terms of Lease : 999 years from 1st Jan 1980

**Ground Rent**

Peppercorn

**Service Charge**

£720 per annum

**Council Tax**

Council tax band = C, £1214.20 p/a

**Council Tax**

Band C